

Hill & LCPLG 20th January 2026

Attendees

LCPLG

Chris Holmes

Sian Lloyd

Hill

Henry James

Sean Chappell

Relationship between proposed Block D & Visual Impact on Oakington Avenue

HJ explained sections produced by architect shows a significant separation (approx 185m+) and the school parameter heights which will likely provide some screening. Also noted that current permitted heights on top of existing levels would take the height of the block higher than the levels Hill are actually proposing. However Hill are producing further work on this and will discuss with the Council what further information may be required to assess this change.

Dry Valley - Sean explained that construction impact is marginal as we are not building in the dry valley, HJ also confirmed that our planning proposals means our designs approved which we are building out maintain the integrity of the valley.

Feedback on comms update - timeline to be added to table so 'queries' can be dated. Website needs updating with latest timeline and planning references. Need to also review the role of the JTP and separate Hill websites to ensure they are complementary and not doubling up. Hill to also review the frequency as to when website updates can take place.

Wildlife Trust - HJ explained the proposal has been passed to Estate colleagues; internal meeting Friday 23rd to discuss and then next steps will be for colleagues to speak with Sian.

Site visit - agreed with Sean

Planning timeline - RMA 5 (Northern & Eastern parcels) - Target was January understand remaining comments from Bucks, February make required design amendments, March submit amendments and re-consultation, April determination. Caveated that this was dependent on extent of further comments the Council may raise.

Vibration monitoring - Report has indicated what the preliminary report concluded that we have not had a reading significant enough to breach a required standard.

Village Way Residents – Hill have previously met and responded to Village way residents but next steps were currently to work through the scheme design further with Bucks to understand what issues may need resolving.

Meet the contractor - drop in session style suggested and Hill are preparing the required information.

Care, Retirement, and Education parcels - update remains as before.